

2004 APR Summary
Supervisor District
DRANESVILLE

APR Num	Supervisor District (Primary)	Amendment Status	Tax Map#	Address	General Location	Acres	Plan Area	Planning Dist	Sector	Special Area	Current Plan	Proposed Change
04-II-1M	DRANESVILLE	Active	19-4((1))16,16A,31	9200,9200 LEESBURG PI ; 1295 TOWLSTON RD	Corner of Towlston Rd and Leesburg Pike (Covance Laboratories)	123.66	II	MCLEAN	SPRING HILL (M6)		Residential up to 1 du/ac. Permit cluster development so that land adjacent to the highway would remain as open space and provide buffer for the residential area. Industrial, office, research and development, and retail commercial uses are not appropriate in the Rt 7 corridor.	Add guidance to encourage cluster development. Add option to encourage modernization of the existing research and development use up to 0.1 FAR and retain existing buffer.
04-II-2M	DRANESVILLE	Active	30-2((1))61	6862 ELM ST	Generally NE of the corner of Fleetwood Rd and Elm St	4.43	II	MCLEAN	BALLS HILL (M4)	MCLEAN CBC (Subarea 29)	Office and ground floor retail up to .50 FAR with option for mixed use up to 1.0 FAR if a residential component is at least one-third of the gross floor area, includes independent or assisted living.	Add mixed use option up to 1.0 FAR (60% office and 40% residential at 30- 40 du/ac)
04-II-3M	DRANESVILLE	Active	29-1((1))45;29-1((4))All	1336,1340,1344,1348 SPRING HILL RD	NE corner of Dulles Airport Access Rd and Spring Hill Rd	4.97	II	MCLEAN	SPRING HILL (M6)		Residential 2-3 du/ac, cluster development encouraged to provide buffer to area adjacent to Dulles Airport Access Rd.	Add option, with consolidation for 4-5 du/ac, child care facility, and/or elderly housing.
04-II-4M	DRANESVILLE	Active	30-2((4))D11B,47A	Address Not assigned for : 30-2((4))D11B ; 1320 OLD CHAIN BRIDGE RD	Generally S of Fleetwood Rd, bound by Old Chain Bridge Rd and Beverly Rd and N of Old McLean Village.	2.66	II	MCLEAN	BALLS HILL (M4)	MCLEAN CBC (Subarea 20 and Subarea 20 C)	Retail with supplemental office uses up to 0.35 FAR with option for mixed use up to .70 FAR for 30-2 ((4))(D)47A and southern portion of 30-2 ((4))(D)11B. Option for up to .50 FAR for the northern portion of 30-2 ((4))(D)11B.	Add option for mixed use up to 1.25 FAR with office (81,180 s.f) integrated personal storage use (60,000 s.f) or multi-family residential use(60,000 s.f).
04-III-1UP	DRANESVILLE	Active	NA	NA	Hunter Mill Rd corridor (portion in UP5 Reston Community Planning Sector).	0.00	III	UPPER POTOMAC	RESTON (UP5)		Heritage Resources: There are known and potential heritage resources located along the 7.2 mile length of Hunter Mill Rd.	Add text recognizing Hunter Mill Rd as a Virginia Byway and as eligible for listing in the Virginia Landmarks Register and the National Register of Historic Places.
04-III-2UP	HUNTER MILL	Active	18-3((1))5,6,7A;18-3((2))1,2A,4,5;18-3((3))3A,4 A	10610,10700,10718,10728,10736,10742 SUNSET HILLS RD ; Address Not assigned for : 18-3((1))7A ; 1624,1630 HUNTER MILL RD	Parcels between Sunset Hills Rd realignment Option B and Dulles Airport Access Rd, W of Hunter Mill Rd.	15.85	III	UPPER POTOMAC	RESTON (UP5)		Residential .20-.50 du/ac with option for institutional or public uses	Office up to .25 FAR and 50% open space if option B realignment of Sunset Hills Rd is constructed.

2004 APR Summary
Supervisor District
DRANESVILLE

APR Num	Supervisor District (Primary)	Amendment Status	Tax Map#	Address	General Location	Acres	Plan Area	Planning Dist	Sector	Special Area	Current Plan	Proposed Change
04-III-4UP	HUNTER MILL	Active	18-3((1))4,5;18-3((2))1, 2A,4-6;18-3((3))All;18-3((9))A,C,D,E,F,1-17,28-32,35-53;18-4((1))22,23 ,26;18-4((8))All	1610,1616,1620,1621,1624,1627,1628,1630 HUNTER MILL RD ; Address Not assigned for : 18-3((9))C,D,E,F;18-4((1))26;18-4((8))A ; 1615,1619,1623,1627,1631 CROWELL RD ; 10700,10718,10728,10736,10742,10800 SUNSET HILLS RD ; 1604,1605,1609,1610,1615,1616,1619,1620,1623,1630 ADMIRALS HILL CT ; 1650,1651,1654,1655,1658,1659,1662,1663,1666,1667,1671,1674,1675,1678,1682,1683,1686,1687,1690,1693,1694 HUNTING CREST WY ; 1670 HUNTER CREST WY ; 1679,11619,11620,11623,11624,11627,11630,11631,11636 HUNTING CREST LA	The area bounded by Lake Fairfax Park, Hunter Mill Rd, Crowell Rd, Victoria Farms subdivision, Dulles Airport Access Rd, Sunset Hills Rd, and Lake Fairfax Business Park.	226.08	III	UPPER POTOMAC	RESTON (UP5) , HICKORY (UP3)		Residential .20-.50 du/ac	Residential 3-4 du/ac; Option: residential 5-8 du/ac, potentially including senior housing, with support non-residential uses.
04-III-5UP	DRANESVILLE	Active	NA	NA	Area III; Upper Potomac Planning District; UP1-Riverfront Community Planning Sector, UP2-Springvale Community Planning Sector, and UP3-Hickory Community Planning Sector.	0.00	III	UPPER POTOMAC	RIVERFRONT (UP1) , SPRINGVALE (UP2) , HICKORY (UP3)		Planning Sectors UP1 & UP2: Provide conditions for cluster subdivision; UP3: cluster subdivision is inappropriate.	Planning Sectors UP1, UP2 & UP3: Provide conditions for cluster subdivision.
04-III-6UP	DRANESVILLE	Active	NA	NA	E of Hunter Mill Rd between Baron Cameron Rd and Dulles Airport Access Rd.	0.00	III	UPPER POTOMAC	HICKORY (UP3) , RESTON (UP5)		Heritage Resources: There are known and potential heritage resources located along the 7.2 mile length of Hunter Mill Rd.	Add text recognizing Hunter Mill Rd as a Virginia Byway and being eligible for the Virginia Landmark Register and eligible for National Register of Historic Places.